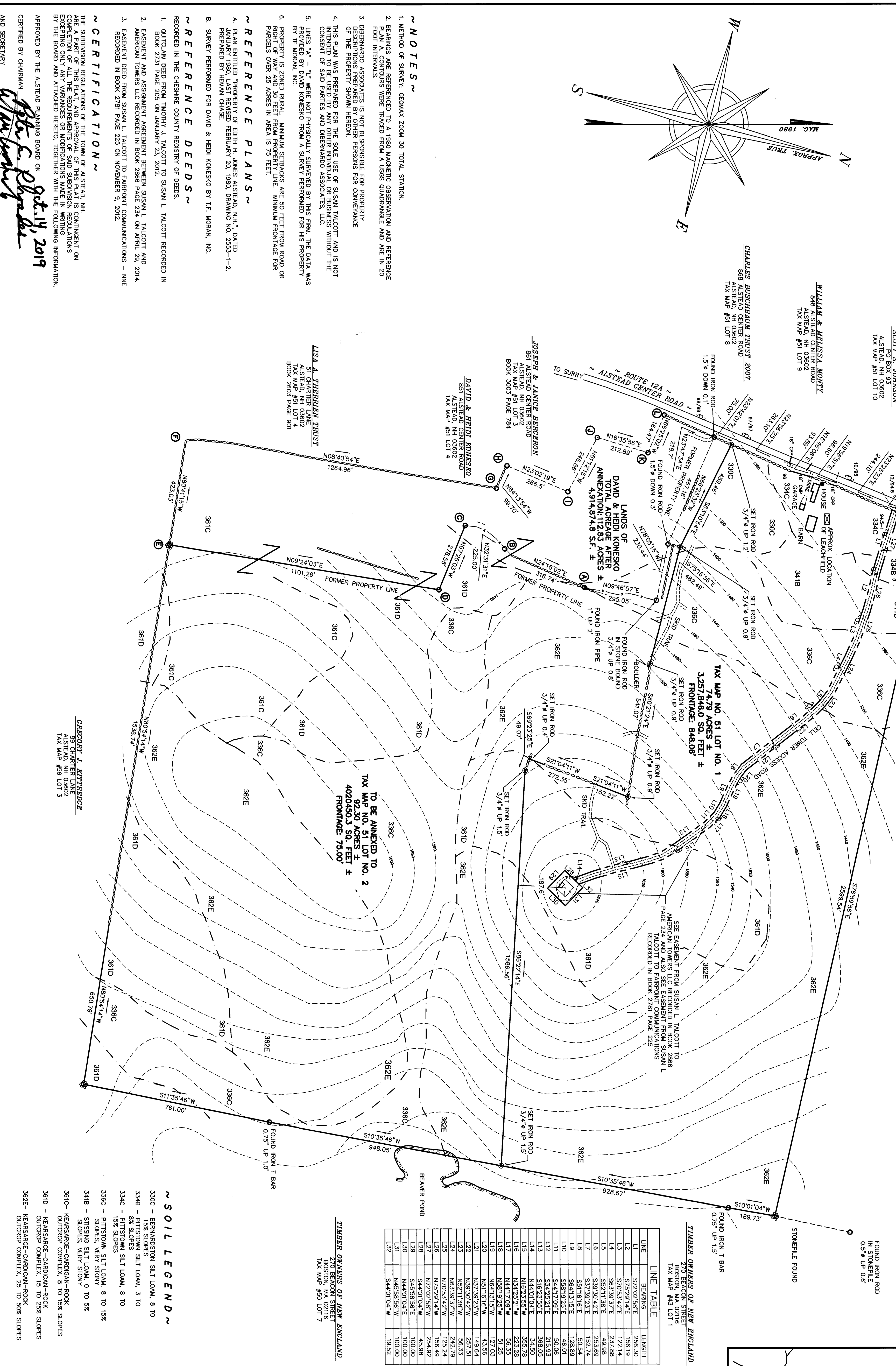


AUSTIN E. STROUT TRUST
 WANDA WHITTAKER
 CLARA STROUT
 ALSTEAD, NH 03602
 TAX MAP #42 LOT 6C

ANDREW S. MOYSEAN TRUST
 803 ALSTEAD CENTER ROAD
 ALSTEAD, NH 03602
 TAX MAP #42 LOT 5

~ REVISIONS ~

NO.	DATE	DESCRIPTION	BY
1.	10/22/19	ADDED IRON ROD SET DESCRIPTIONS, CORRECTED ABUTTERS.	JW



~ LINE TABLE ~

LINE	BEARING	LENGTH
L1	S72°02'58"E	256.30
L2	S72°29'14"E	156.19
L3	S70°53'42"E	122.14
L4	S63°39'37"E	272.88
L5	S52°11'38"E	452.88
L6	S44°01'04"E	555.28
L7	S32°59'23"E	152.24
L8	S51°16'16"E	508.54
L9	S64°13'15"E	128.89
L10	S58°19'28"E	48.01
L11	S44°17'09"E	215.83
L12	S32°29'21"E	368.05
L13	S16°23'55"E	368.05
L14	N44°01'04"E	555.28
L15	N34°25'21"W	223.28
L16	N44°17'09"W	55.35
L17	N44°17'09"W	51.25
L18	N58°19'28"W	127.03
L19	N64°13'15"W	43.56
L20	N51°16'16"W	149.64
L21	N37°38'22"W	429.54
L22	N35°31'42"W	58.33
L23	N63°53'42"W	242.29
L24	N70°53'42"W	125.24
L25	N70°53'42"W	156.49
L26	N72°29'14"W	254.82
L27	N72°02'58"W	45.98
L28	S44°01'04"W	100.00
L29	S45°58'56"E	100.00
L30	N44°01'04"E	100.00
L31	N44°01'04"E	100.00
L32	S44°01'04"W	18.52

- ~ SOIL LEGEND ~
- 330C - BERNARDSTON SILT LOAM, 8 TO 15% SLOPES
 - 334B - PITTSFORD SILT LOAM, 3 TO 8% SLOPES
 - 334C - PITTSFORD SILT LOAM, 8 TO 15% SLOPES
 - 336C - PITTSFORD SILT LOAM, 8 TO 15% SLOPES
 - 341B - STONNES SILT LOAM, 0 TO 5% SLOPES
 - 361C - KEARSARGE-CARDIGAN-ROCK OUTCROP COMPLEX, 8 TO 15% SLOPES
 - 361D - KEARSARGE-CARDIGAN-ROCK OUTCROP COMPLEX, 15 TO 25% SLOPES
 - 362E - KEARSARGE-CARDIGAN-ROCK OUTCROP COMPLEX, 25 TO 50% SLOPES

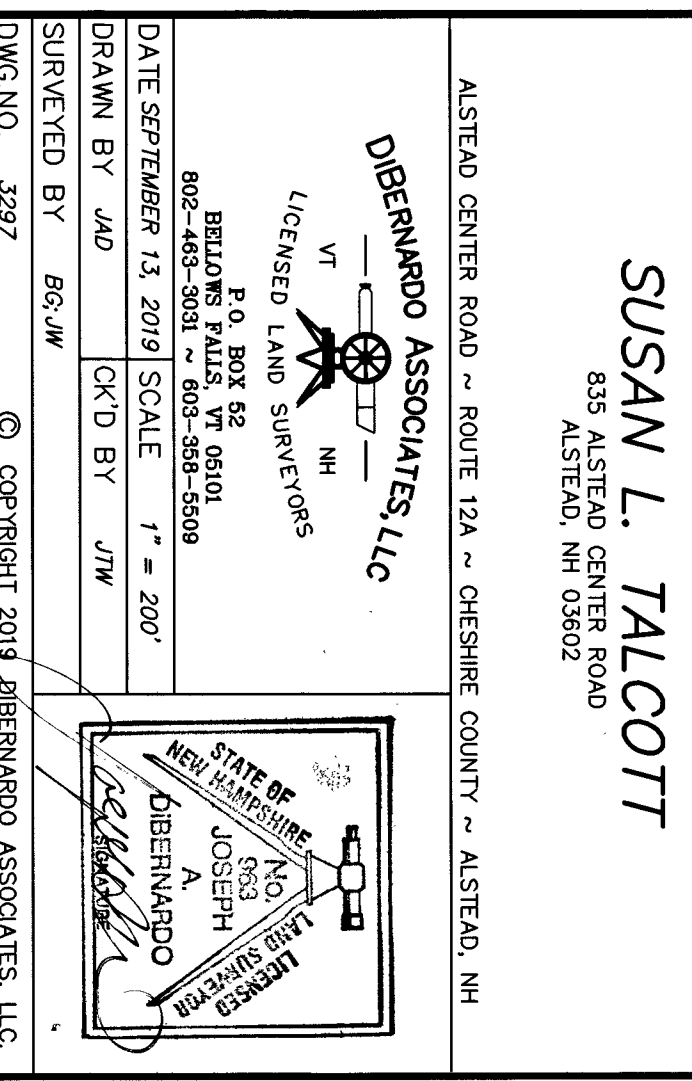
~ CERTIFICATION ~

THE SUBDIVISION REGULATIONS OF THE TOWN OF ALSTEAD, NH, ARE A PART OF THIS PLAN, AND APPROVAL OF THIS PLAN IS CONTINGENT ON COMPLIANCE WITH THE REQUIREMENTS OF SAID SUBDIVISION REGULATIONS.

APPROVED BY THE ALSTEAD PLANNING BOARD ON 10th 14, 2019

CERTIFIED BY CHAIRMAN Alex Z. Taha
 AND SECRETARY [Signature]

DIERBERNARD ASSOCIATES, LLC
 833 ALSTEAD CENTER ROAD
 ALSTEAD, NH 03602



~ LEGEND ~

- PROPERTY LINE
- RIGHT OF WAY LINE
- OLD PROPERTY LINE
- IRON PIN FOUND
- 5/8" IRON ROD SET
- STONE WALL
- BARBED WIRE FENCE
- UTILITY POLE
- BROOK
- WELL
- STONE PILE

~ NOTES ~

- METHOD OF SURVEY: GEOMAX ZOOM 30 TOTAL STATION.
- BEARINGS ARE REFERENCED TO A 1980 MAGNETIC OBSERVATION AND REFERENCE PLAN A. CONTOURS WERE TRACKED FROM A USGS QUADRANGLE AND ARE IN 20 FOOT INTERVALS.
- DIERBERNARD ASSOCIATES IS NOT RESPONSIBLE FOR PROPERTY DESCRIPTIONS PREPARED BY OTHER PERSONS FOR CONVEYANCE OF THE PROPERTY SHOWN HEREON.
- THIS PLAN WAS PREPARED FOR THE SOLE USE OF SUSAN TALCOTT AND IS NOT INTENDED TO BE USED BY ANY OTHER INDIVIDUAL OR BUSINESS WITHOUT THE CONSENT OF SAID PARTIES AND DIERBERNARD ASSOCIATES, LLC.
- LINE "A" - "L" WERE NOT PHYSICALLY SURVEYED BY THIS FIRM, THE DATA WAS PROVIDED BY DAVID KONESKO FROM A SURVEY PERFORMED FOR HIS PROPERTY BY T.F. MORAN, INC.
- PROPERTY IS ZONED RURAL. MINIMUM SETBACKS ARE 50 FEET FROM ROAD OR RIGHT OF WAY AND 30 FEET FROM PROPERTY LINE. MINIMUM FRONTAGE FOR PARCELS OVER 25 ACRES IN AREA IS 75 FEET.

~ REFERENCE PLANS ~

- PLAN ENTITLED "PROPERTY OF EDITH H. JONES ALSTEAD, NH," DATED JANUARY 1980, LAST REVISED FEBRUARY 20, 1980, DRAWING NO. 2553-1-2, PREPARED BY HEWAN CHASE.
- SURVEY PERFORMED FOR DAVID & HEIDI KONESKO BY T.F. MORAN, INC.

~ REFERENCE DEEDS ~

- QUICKLAW DEED FROM TIMOTHY J. TALCOTT TO SUSAN L. TALCOTT RECORDED IN BOOK 2731 PAGE 205 ON JANUARY 23, 2012.
- EASEMENT AND ASSIGNMENT AGREEMENT BETWEEN SUSAN L. TALCOTT AND AMERICAN TOWERS LLC RECORDED IN BOOK 2866 PAGE 234 ON APRIL 29, 2014.
- EASEMENT DEED FROM SUSAN L. TALCOTT TO FARRINGTON COMMUNICATIONS - NINE RECORDED IN BOOK 2781 PAGE 229 ON NOVEMBER 9, 2012.

~ CERTIFICATION ~

THE SUBDIVISION REGULATIONS OF THE TOWN OF ALSTEAD, NH, ARE A PART OF THIS PLAN, AND APPROVAL OF THIS PLAN IS CONTINGENT ON COMPLIANCE WITH THE REQUIREMENTS OF SAID SUBDIVISION REGULATIONS.

APPROVED BY THE ALSTEAD PLANNING BOARD ON 10th 14, 2019

CERTIFIED BY CHAIRMAN Alex Z. Taha
 AND SECRETARY [Signature]

19144